

San Carlos

Single Family Homes
Year over Year Comparison

Homes Sold

Oct 2022: 21
Oct 2021: 35 **-40%**

Homes Listed

Oct 2022: 23
Oct 2021: 33 **-30%**

Med. Sales Price

Oct 2022: \$2.15M
Oct 2021: \$2.53M **-15%**

Avg. \$ per Sq. Ft.

Oct 2022: \$ 1223
Oct 2021: \$ 1291 **-5%**

Med. DOM

Oct 2022: 22
Oct 2021: 8 **+175%**

% LP Rec'd

Oct 2022: 96%
Oct 2021: 111% **-14%**

Mo. To Sell

Oct 2022: 1.4
Oct 2021: 0.4 **+250%**

Market Update

Changes from Last Month

21 homes were sold in San Carlos in October 2022, which is 5% up from 20 sales the month before.

Median Sale Price showed a 9% decrease from \$2,365,000 in September 2022 to \$2,150,000 in October 2022.

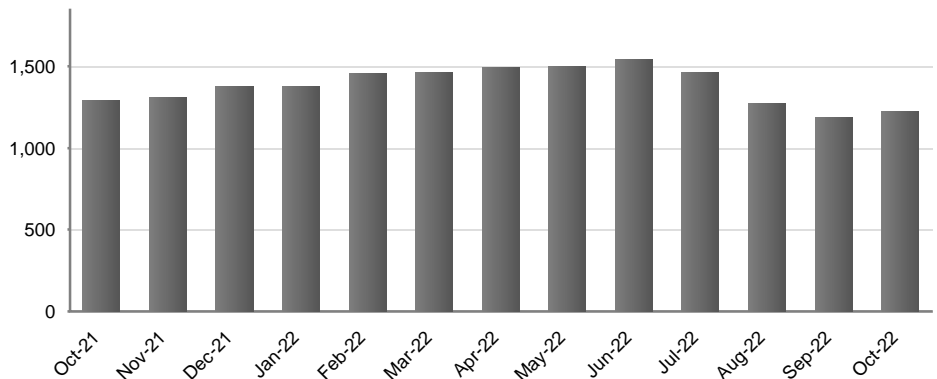
October 2022 Days on Market (DOM) rose to 22 from 16 in September 2022.

On average, sellers in San Carlos received 96% of their asking price in October 2022 compared to 100% in September 2022.

October Sales Details

QUARTILE	SOLD	MED SALE PRICE	MED DOM	AVG. \$ SQ.FT.
Top	6	\$2,825,000	30	\$1,045
Second	5	\$2,325,000	0	\$1,262
Third	5	\$2,100,000	12	\$1,231
Bottom	5	\$1,900,000	24	\$1,235

Average Price per Sq. Ft. - Last 12 months



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